CITY REAL ESTATE FOR SALE. A Trention of BUYERS AND SELLERS IS CALLED to my Business Circular, which I correct, publish weekly, and distribute gratuitously upon personal application or by mail upon receipt of stamped directed envelopes. It contains an accurate description of City and Country Property for Sale or to Rent, and forms a walazable guide to both seller and purchaser as its market price. It would be impossible through the "fourth estate" to describe all the property offered through me with justice to the respective owners on the one hand, or satisfaction to buyers on the other, with the amount of information which essentially saves an unnecessary waste of time or trouble; I sifomit it with condence to the public for realishifity inassuance as it is porsonally revised with great care weekly throughout the frequent changes of an active market. The present returns are such as to command for real property, both in this city and its suburbs a ready sale, as there is no class of investment paging a proportionate rate of interest with such a stable security. Parties wanting houses for friends and playing the role of a broker are requested to keep ontaide of my office. The custom of division observed for the introduction of purchassers by regularly established brokers of repute only.

Hours of attendance 10 A. M. to 4 P. M. TENTION OF BUYERS AND SELLERS IS CALLED to my Business Circular, which I correct, publish

Hours of attendance 10 A. M. to 4 P. M.
STANLEY DAY,
No. 319 Fourth avenu

T 319 POURTH AVENUE—HOUSES FOR SALE.— See Stanley Day's Real Pariate Circular, which can be i free or by small upon receipt of stamped directed en-HANDSOME THREE STORY AND BASEMENT high stoop House for sale in 118th street corner of singion awayse, with all modern improvements; Franch fr saze 35.867(10):5. Price \$1.300; mortage \$4.000. Apto WILLIAM FETTRETCH, 434 Prird avenue.

SUPERIOR THREE STORY BROWN STORE HIGH adopt House to Thirty with street, near Fourth avenue, I size, for sale, with or without furniture. A bargetic.

D. D. ORRELL, 78 Codar street. A NEW THREE STORY HIGH STOOP BROWN alone House, corner of Pitty-ninth street and Second avenue, No. 1,121, for 6R5,000; theside tiposes, No. 1,121 Second avenue, for \$12,000; terms to suit; possession May 1. Inquire of McCAHILL & CO., 671 Third avenue, or of WET-EORE & BROWNE, No. 2 Pine street.

AN 84 YEARS' LEASE FOR SALE ON FORTY-side, 25:100, just west of centre of bleck. Apply to E. H PURDY, 647 Broadway.

NICE HOUNE, IN GOOD ORDER, WITH ALL, modern improvements, three stories, high stoop. This a fine neighborhood, 148 Filty-third street, belween adway and Sighth avenue. Those wanting a house can

A VOID HIGH RENTS.—HOUSES AND COTTAGES for sale in all parts of Harlem, Snely located; from 5,080 to \$10.000; terms to suit. HAYNOR & PLATT, Har-ten Savings Bank, between 120th and 120th streets. LAROR BUILDING ON THE WEST SIDE, WITH aloam botsting apparatus, suitable for storage; capacity 0 bales; Lease, Building, including Steam Apparatus, for JOSEPH MASON, 29 Pine street.

HANDSOME TWO STORY AND BASEMENT COT. tage for sale. Apply on the premises, light street, rib house from Fourth arenue. \$5.500. A STRICTLY FIRST CLASS HOUSE IN TWENTY.

second street near Eighth avenue, for sale; size Zix

\$100 feet; also 23 first class Tenement Houses; prices from
ROSS to \$15,000. Apply to WILLIAM PETTRETCH, 484
Third avenue.

FOUR STORY BROWN STONE HOUSE, ON SED ST. A smaller one on West Stith street, English basement House, on 35th street, for sale. FRED. A. PETERSEN, Architect, No. 5/5 Plue street.

A BARGAINS-FOR SALE, 9 HOUSES ON THIRD avenue, from \$16,000 to \$26,000: 8 Houses on Frideth threet, from \$16,000 to \$25,000: 10 Houses on Lexington av., from \$25,000 to \$35,000: 10 Houses on Thirty-third street, from \$16,000 to \$12,000: 8 or Forty-first attreet, from \$16,000 to \$12,000: 8 or Forty-first attreet, from \$16,000 to \$12,000: 8 or Forty-first attreet, from \$16,000 to \$12,000. A large number of Houses in other parts of the site. Apply to ABNER L. ELY, corner Forty-first atreet and Fourth avenue.

THIRD AVENUE FOUR STORY AND BASEMENT brick House for sale, at a merifice; size 20x50x100; price 300; mortgage \$4,000; this house is worth \$20 000. Ap-te WILLIAM FETTRETCH, 43 Third avenue.

N UNUSUALLY ATTRACTIVE FIRST CLASS RESI without the elegant furniture; also stable on the JOSEPH MASON, 29 Pine street. POUR STORY AND BASEMENT BROWN STONE A House, with all improvements, in East Fifty-secondreet good location; rents for \$1,800; price \$16.000 YACHE & JONES, Third avenue, between Fifty-sevents

A N EXORELERY FOUR STORY HIGH STOOP BROWN stone House, handsomely freecoed and finished in black waturit; price \$21,000. Others on Loxington swenue, at \$22,000, \$25,000, \$27,000 and upwards. At McCl.4H144. & CO.'8 Beat Estate Exchange, 671 Taird avenue and 446 Birth avenue, between Twenty-seven and Twenty-seghth sta GOOD THREE STORY AND BASEMENT HOUSE, in a good locality; \$6,700; half can remain on more T. McGUINESS, 282 Kast Fifty-fifth street, or No. 4

A LSO FOR SALE—ON WEST FORTY-EIGHTH Astroct between Sixth and Seventh avenues, there were tight stoop forward stone, in perfect order all improvements; its, 506:50x100. Price, with gas fixtures, \$24.000. Terms casy. KING & CO., No. 9 Twenty-third street, Fifth Avenue Hotel.

A LSO FOR SALE—ON WEST FORTY-EIGHTH street, near Broadway, a three story bigh stoo, brick bouse, Mailting. Price \$1,250. No. 9 Twenty-third street, Fifth Avenue Hotel.

AN RLEGANT FOUR STORY HIGH STOOP BROWN A stone House for sale, immediate possession, on Fifty. Fourth street, near Fifth avenue, finished in black wainut and hard wood throughous: no deemption. Parties desiring te purchase a fine property may apply to S. EMBERSON. 61 Eighth avenue. OORNER ON THIRD AVENUE AND TWENTYsecond sirect, with immediate possession, two build
a thereon; price \$25,00. Terms to suit. Also severa
MCGAHILL, & CO.

671 Third avenue and 65 Sixth avenue.

A GOOD INVESTMENT-THIRD AVENUE.—A FIVE Moory Philadelphin brick with store and basement; moded improvements. Rent \$3,500; price \$25,000. Torms casp. At MoCAHILL & CO.'S. Rest Estate Exchange, 51 Third avenue, between Forty-fith and Forty-sixth streets, or at B. F. MCCAHILL & SMYIH's. 454 Sixth avenue. between Twenty-seventh and Twenty-sighth atreets.

POUR STORY BROWN STONE HOUSE ON TWEN-ty-second street, near Seventh avenue, \$14,000; one on draf street, near Second avenue, \$14,000; and three brick on Highteenth street, near Fourth avenue. ery easy terms. S. EMBERSON, 421 Eighth avenue.

BUT A HOME AND AVOID HIGH RENTS—POR SAL."
very cheep. No. 525 West Sixteenth street, being a 23story frame House, complete and in order; size 22x35; location.
Frice \$4,500; only \$1,800 in each required.
REMSEN APPLEBY, 10 Pine street.

BROWN STONE THERE STORY HIGH STOOP, BAST Porty-first street, in sheellent order; street pared with Belgare parement; BILSH. Others from 36.79 to 254.000. A ROUAHILL & CO. 16, 671 Third avenue, or 654 Sixth av. OBSTRAL PARK BOULEVARD-WATER RIGHT.
For sale, separately 2r together, three Lots south side
Equity-third street, 300 feet east of Tonta arenne. Also
nies Lots corner of Tweltin avonue and lifth efrect, with
or without the water right in Rudson river belonging thereto,
Apply to OTTO ERNST, 151 Canal street.

CENTRAL PARK.—A THURR STORY HIGH STOOP frame House, with brick basement, Franch roof and supple for sale; contains If rooms, in therough corder; corner of Kupity-Tourin street, with 5 iots on Madison avenue, 25.5 each by 76. Frice 364,000, if sold within two weeks, 3. Wack EV, 65 East borteath street.

DESTRUBLE UP TOWN LOTS.—FIVE LOTS, 121ST circos, between Righth and Ninth avenues; level ground; closelid location; only \$1.00 required down, balance en PROBLEM AVENUE LOTS.—SOME OF THE BEST LOTS.

If on the Eighth avenue above the Central Park, suitable or immediate improvement. Apply at the office of JOHN ISSUED AVE, 44 Pine street.

BOCLAVE, 44 Pine street.

THE STATE OF THE S

OR SALE-BY LEONARD J. CARPENTER,

cash required. Story S. B. Brick House (only \$3,500 Porsyth st., near Rivington, Lot, 25x10), with build gs., 12,001 1234 street, 8 Lots, near 7th av., each. 1,000 Stapleton, Staten Island, 14 Lots on Harrison street. Pordham, N. Y., 2 good plots of Ground, adjoining St. Bernard College grounds.

nty, N. J., Farm of 40 acres, with good house, TOR SALE FURNISHED, THE VALUABLE CORNER No. 201 West 22d st. corner 7th av., four story brown stone House; fine furnisture. Also, at auction, on Thursday, April 4, elegant Boulevard Lots, on 6th, 6td, 6th, 6th, sta, beween the av. and Boulevard: Lots on 122d, 112th sta, corner to tay, first class House on 5th st., between 5th and 6th ave. , and Boulevary, Lots on 1220, 15th sax, Sorandas House on 5th st., between 5th and 5th ave. nue 119 West 55d st., Also Business Property aton st., 583 and 555 ist sax, and large Lot on orner 5th st. and 7th av. Maps and particular? 's office, 14 Pine street.

POR SALR—A HANDSOMELY FURNISHED THREE daws, in the first section and basement brown stone House, in Fifty-second most, between Broadway and Righth avenue; Gret class ureal, between Broadway, or will self-unfurnished. Per

HOS SALE—THREE STORY HIGH STOOP BRICK Rouse on West Thirty-fourth, 20,00-00-79, 9; \$12,250. 111 Broadway, Trinity Building, basement R SALE-BY ROBERT H. GOFF, 77 CEDAR

TOR SALE-THREE LOTS, Thick PRET, SIX PERT below grade, north side of Fifty-seventh street, bewere Tenth and Eleventh aronues; Fifty-seventh street is 10 feet wide, paved with Bedgien pavenment. Terms casy,

OR SALE—UNION SQUARE, 41 EAST THIRTEENTH street, adjacent to Broadway and Immediately to the

POR SALE ON FIFTH AVENUE (MURRAY HILL)—
A draw-class four story brown stone House, corner lot of
gars size ; the location masurpassed by any on the avenue,
best with carpota, gas fitures, and mirrors. Particutent was presented to MEBERSON, 421 Bighth arease.

CITY BEAL BOTATE FOR SALE PACTORY PROPERTY FOR SALE—NEAR CHATHAM square, consisting of a six story brick Building basement sub-ceilar, containing Shafting, Betting, patent steam Elevator, and heated throughout with steam; size of building 48,8 front, 47,8 feet deep; also a one story brick Building, thit root, adjoining, containing Engine, two Builers, shaving rroom to basement, 24 if front, 57,7 deep, and a four stery brick Building in rear of engine building, 24,8 front, 37 deep, whole front on Pell street, 75,7. Terms casy. Nos. 20, 22 and 24 Pell street, New York.

POR SALE—A NEW BRICK FACTORY, FIVE stories, brick stable one story, three lot sof ground seam engine 18 horse power, the lot sof ground ing. do.; situate Nos. 22, 684 and 635 West Forty seventh atreet, near the river. Terms casy. Immediate possessing given. Apply on the premises.

FOR SALE—A FIRST CLASS HIGH STOOP BRICK F House, 21x50x100, in Forty-eighth street, between Eighth avenue and Broadway; \$16,780: one half can remain. WILBUR & MMONSON, 602 Ninth avenue.

FOR SALE—CORNER HOUSE AND LOT ON PIFTH avenue, Murray Hill, together with Carpets, Gas Fixtures and Mirrors. The lot is of extra size and the location unsurpassed by any on the avenue. For particulars and terms of sale apply to S. EMBERSON, 421 Eighth avenue. FOR SALE—FIRST CLASS (NEARLY NEW) FOUR story high atoop brown atone House and Lot, in Thirty-multistreet, each of a tith arease. 20165 feet, spieddidy but and finished with within doors and saints. Free, with selection furnitions, \$25,000; unfurnished, \$20,000, terms to star furnitions, \$25,000; unfurnished, \$20,000. POR SALE-A SMALL BROWN STONE HOUSE, ON P. Thirty-57th sireol near Third avenue; modern improvements: possession ist of May. Apply to S. CARDWELL, 428 Third avenue.

HOR SALE-THE SUPERIOR FOUR STORY BROWS

Stone House and Lot No. 5 West Forty ainth street
third door west of Fifth avenue, 23:55; lot 100 feet, containing all motern insprovements. loquire of G. W. YOUNGS,
163 Neventh avenue.

FOR SALE—A POUR STORY BROWN STONE HOUSE in West Forly-sixth street, between Firth and Sixt avenues; price \$25,000. BOE & WILSON, 200 Variok st. TOR SALE-THE BROWN STONE ENGLISH BASE-ment House 356 West Thirty-second street, in complete order, with or without Furniture. Apply on the premues, between the hours of H and 12 A. M, and 2 and 4 P.M.; price, unfurnished, \$17,000.

FOR SALE-A FREST CLASS FURNISHED RESI-dence, on Twenty second street, near Legington ave-nue, at a low price. Apply to JOHN McCLAVE, 44 Pine at FOR SALE POUR OF THE CHEAPEST TENEMENT I louses in New York city, corner of Eleventh avenue and Thirty-fifth street. Apply to JOHN McCLAVE, 44 Pine street.

POR SAL?.—THREE STORY BROWN STONE HIGH stoop House in Second avenue. (Hanson place), between 13th and 13th streets; all modern improvements, in good order; location pleasent and of easy access by cars and steam-oat. Price \$12,000, HAGGERTY & PHELPS, 11 Pine street.

POR SALE—THREE FIRST CLASS TENRMENT Houses, in a good location up town; #7230100. Also a first class brown stone. JOHH FOSHOUR, 140 Kast Forty-seventh street. FOR SALE—A FIRST CLASS BROWN STONE FRONT bigs stop House, with all modern improvements, in good order, with possessio. I future of owner, 245 West Fifueth street, between Kighih and Ninth avoupes.

POR SALE—A LARGE FIRST CLASS HOUSE CONTAIN Ing 21 rooms, complete, with all modern improvements the Furniture gold if desired. Inquire on the premises, of East bloventh street, between Second and Third avenues. POR SALE—A DECIDED SACRIFICE—NEAR GEN.
P trai Park, on Mity-third street. a House 20x53x100, with
mirrors, gas and all other improvements; in magnificant
oder; only \$18,000. Address W.C. M., box 101 iterald office.

POR SALE—TWO POUR STORY BRICK STORES on Ninth avenue, Nos. 537 and 539. for \$13,750 each; rent \$1,850 each; \$9,060 can remain on each. WILBUR & SIMONSON, 622 Ninth avenue. POR SALE—LOT AND BUILDING ON EAST SIDE OF Union square, 28:230; do. do., 25:130; also corner Lot and Building west side of do., 33:140; two first class brown stone Houses on treat James street, 20:290; cach. Apply to T. & F. FUWLER, Exchange Salesroom, III Breadway.

FOR SALE-THE THREE STORY BROWN STONE House No. 973 Second avenue. Price \$15,000. Apply to S. STRAUS, 114 Chambers street.

POR SALE.
Lots on 56th and 57th streets, near 5th avenue.
Lots on Eith avenue, facing Central Park.
Lots on Eith avenue, facing Central Park.
Lots on 62th and 63th streets, near Madison avenue.
Lots on 62th and 63th streets, near Madison avenue.
Lots on 97th street, from 50 Central Park.
Lots on 97th street, near 5th avenue.
Lots on 35th avenue, near 5th atteed.
BLKEUKER, HYDE & LOWEREE, Nos. 4 and 5 Pine st.

FOR SALE—A GENTEEL POUR STORY ENGLISH basement House in West Twenty-sith street; all modern improvements; price, if sold soon, 21 tob, no less, F. F. BURRELL, 6t Browdway, room 29. POR SALE—A GOOD THREE STORY BRICK HOUSE In Tenth street, near Second avonue, handsomely fluished, with all the modern improvements, chandeliers and 22s fixtres. Apply to LEONARD J. CARPENTER, 24 Third avenue, Bible house.

FOR SALE-FURNISHED OR UNPURNISHED, THE Three story high sloop brown stone House No. 3 East Thirtich street, second house from Fifth avenue. Apply to WILLIAM KENNELLY, 14 Pine street. POR SALE—THRRE STORY FIRST CLASS BROWN stone from House 1.100 Second avenue, next Fifty-eighth street, west side; walls freecode, in perfect order, price \$16 0M and \$2.50 on mortage; house 20.65, lot 65, inquire of BERNAN, owner, 19 Bowery, second floor. No agents meed apply.

FOR SALK—A THREE STORY HIGH STOOT MODERN built brick Honse and four Lets of Ground, corner of Eighty-eights street and avenue A. House has all modern improvements; price \$15.00. F. F. BORKELL, S. BY BO POR SALE—AN ELEGANT FULL SIZED ENGLISH balennen: House, in Twenty-third street, near Fifth are nue, in perfect order throughout. Apply to E. H. LUDLOW & CO., vo. 3 Pine street.

L'OR SALE—A LARGE PLOT OF GROUND, ON A F wide street, centrally located; a splendid site for any public building requiring large spaces or would be divided to suff curchasers. Apply to E. H. LUDLOW & CO., No. 8 Pine street.

POR SALE—PHILADRLPHIA BRICK HOUSE, TWO address, basement and sub-cellar, high steep; all modern investment in East Sixt-Sith street; price 25,500 VAU E & JONES, Third avenue, between Pity-seventh

FOR SALE—ON WEST TWENTY-EIGHTH STERET between Fifth and Sixth avenues, a first class four story high stoop brown stone. \$40,009. No. 9 Twenty-third street, Fifth Avenue Hotel

POE SALE-BY WILBUR & SIMONSON, 603 97H AV
West 45th st, three story b. 5.75
Ninth avenue, two story b. 5.50
Non. 537 and 505 9th sv. each 15.75
West 45th st, pear Broadway, b. s. b. 16,750

FOR SALE AT A SACRIPIOE—A THREE STORY AND basement high sibop House, with all the modern improvements in Fifty-livid street, near Laxington avenue price \$14,500; gent \$2,000; must be sold. Apply at \$3. Third avenue, or on the premisect \$12 East Fifty-livid street. FOR SALE CHEAP—A NEAT COTTAGE IN HAR-less, link street, near Third avenue; 5 rooms lot 16 (set 8 links trout, by 100 fest drep. Apply to JAMES WUYILL, Na. 6 city itali place, room No. 1, or 116th street, between Third and Fourth avenues.

POR SALE CHEAP—A THREE STORY H. S. HOURE, 25:35; built to lot to floors; gas and water; in West Thirty-first street. R. H. HINS, 561 Sixth avenue. POR SALE OR EXCHANGE—19 LOTS ON SEVENTY.

10th street, 180 feet west of Third avenue. Also 20 Lots
to Fulton avenue, Brooklyn. Inquire of owner.

1. R. COTTE, 153 Bowery.

FOR SALE LOW-ON EAST TERMS, TWO SUPERIOR brown stone front Houses, medium size, just sustand.

Possession given 15th April, Desirable location, Apply to JAMPS O'RANE, owner, 126 Nassau street, from I to James.

o'clock.

HARLEN PROPERTY.—FOUR COTTAGE HOUSES
(three two story front and one three story rear), each
containing six rooms, pantry, bath, clothes rooms and basement cellar; Croice and gas throughout; marble mantels is
front houses; all entirely new; (the indisputable; immediate rossession; street graded, curbed and Hagged; price for
all, \$13,000; \$10,000 can romain on bond and morigage, balance cash; or will self separate. Apply to the owner in rear
house, likh street, north side, between Third and Fourth
avenues.

HOUSES FOR SALE-BY URMY & COPLAND, H 410 Fourth avenue:—
39th street, near textington av...
39th street, near 4th avenue.
Lexington av., corner 29th street.
Lexington av., corner 29th street.
Also Lots on Fifth avenue, below the Park. HOUSES FOR SALE BY W. R. TODD & CO.,

HOUSES FOR SALE FOR INVESTMENTS, IN THE most desirable localities in the city, Apply is.

No. 9 Tweety-third street, Fifth Avenue Hotel.

HOUSE FOR SAIR—IN LEXINGTON AVENUE, rear Fifty-fourth street; a three story brown stone, with all modern improvements: thoroughly overhauled last fall, painted and frescoed; parior furniture and gas faitures included in the sale. Inquire of the owner, No. 5 Cedar street, or to FALIMER & COUGHLIN, 727 Third avenue.

OUSE SAVINGS BANK. COTTAGES IN 119TH street, 127th street and 115th street, for sale. The price be paid in rent. Inquire at 207% Fourth avenue. ARGE HOUSE WITH LONG LEASE FOR SALE.

Near Breadway and Eighth street; let parlor fleere
ouse finely fornished; also on unfurnished, near THOMPSON, 750 Broadway.

OTS FOR SALE...THE ENTIRE BLOCK BOUNDED by Fifth and Madison avenues, Forty-seventh and For-y-eighth streets, in parcels to suit purchasers, and on easy street.

eighth streets in parcels to suit purchasers, and on easy res.

On Madison avenue, 74th and 75th streets. Lots on Madison avenue, corner of 65th street. Lots on Madison avenue, corner of 65th street. Lots on Madison avenue, between 45d and 45th streets. Lots on Lexington avenue, between 45d and 45th streets. Lots on Enth avenue and 70th street. Lots on Second avenue, between 75th and 76th streets. Lots on Second avenue, between 75th and 76th streets. Lots on 75th street, between 3d and 4th avenues. Lots on 75th street, between 3d and 4th avenues. Lots on 75th street, between 3d and 4th avenues. Lots on 75th street, between 3d and 4th avenues. Lots on 75th street, between 3d and 4th avenues. Lots on 75th street, between 3d and 4th avenues. Lots on 75th street, between 3d and 4th avenues. Lots on 5th street, between 3d and 4th avenues. Lots on 5th street, between 3d and 4th avenues. Lots on 5th street, between 3d and 4th avenues. Lots on 5th street, between 3d and 4th avenues. Lots on 5th street, between 3d and 4th avenues. Lots on 5th street, between 3d and 4th avenues. Lots on 5th street, between 3d and 4th avenues. Lots on 5th street, between 3d and 4th avenues. Lots on 5th street, between 3d and 4th avenues. Lots on 5th street, between 3d and 4th avenues.

OTS ON WEST FORTY-FIFTH, FORTY-BIGHTH,
I Pifty-first and Fifty-sixth atrects; on East Sixty-first
and Sixty-second streets; also on Third Lexington, Fark,
Madison and Fifth avenues, for sale by ISAAC HONIG, &
line street, room No. 4.

OTS POR SALE.—BUILDING LOTS, SEVENTY.

Brai, Seventy second and Seventy fourth atreets and
Pirst and Second avenues, near Jones Wood, on reasonable terms. Apply to M. S. NYERS, 40 Broadway. MURRAY HILL, FRW DOORS PROM FIFTH AVE-nue.—First class four abort high stoop brown stone House, superior order, very cheep, with or without the flue furniture. W. P. SHYMOUR, ITI Broadway.

NEAR PIFTIETH STREET, ON SECOND AVENUE, A three story and basement high storp brown storas flusse; all improvements; 22 feet front; price \$15,000. VACHE & JORES, Third avenue, between Fifty-seronth and Fifty-size high streets. ONE OF THE BEST LOCATED AND FINEST FIN-ished Houses on Murray Hill will be sold much under its value. For full particulars address W. D., 416 Water street, or Herald office.

DEVERAL FINE HOUSES, DESIRABLE LOCATIONS, between Fourth and Eighth avenues. BLEECKER, HYDE & LOWEREE, Nos. 4 and 6 Pine at CPLENDID LOTS ON SUBMIT HILL, 105TH STREET,
between Ninth and Tenth avenues, for sale; the best
located lots for immediate building on the tisland. Apply to
W. JENNINGS DEMOREST, 418 Broadway.

THIRD AVENUE LOT FOR SALE.—TO A PERSON who would build immediately, a bargam offered; cheaped on the avenue; situated between 118th and 118th streets Blook all built up. For particulars apply at 90 East Iwanty again aftered. TO BUILDERS.—CHOICE LOTE FOR SALE, FOUR TO SPITY-fourth street, between Fifth and Matthe avenues; we are three on the northwest corner of Third avenue, and three on the northwest corner of Third avenue and Fifty-fourth street, all free of rock. Inquire of D. W. BUCKLEY, No. 8 San's Fifty-fourth street.

VERY LATTLE MONEY REQUIRED, SPLENDID House in East Pour lenth street, four story brown store; first class in every respect. Apoly to A. S. NEW-BERRY, 183 Broadway. W.M. H. WEST, BROKER IN REAL ESTATE, 57 Vessy street, New York, solicits the patronage of parties holding property for sale or to let, city or country, and assures promot and ishiftul attention thereto, N. B.—Property put exclusively in my hands will be advantageously advertised without extra charge to owners.

Refers to Alexander W. Bradford, Esq.
Henry Cognill.
John Randall.

17TH STREET, BETWEEN UNION SQUARE AND Irving place, first class four story high stoop full sized House, in superior order, for sale, W. P. SEYMOUR, 171 Broadway. 426 BROOME STREET. FIFTY FEET RAST OF Crosby, for sale or lesse. For particulars inquire of EDWARD J. KING & SUT., 48 Broadway. \$4,000. -FOR SALE, A NEW THREE STORY costing frame House. Inquire on the premises, 18th street, near Fourth avenus. MURKAY.

\$5.500. FOR SALE, ON 119TH STREET, A THREE improvements and in good order. WM. S. JENNINGS. III Broadway, Trinity Building, basement.

\$6.000. -POR SALE, THREE STORY BRICK Forty-fifth sirred; terms cary; bruse in good order; streepayed with Belgian pavement. Apply to JOHN F. DOYLE, & West Fortieth street.

\$10.000-\$5,000 TO REMAIN FOR 10 YEARS; Columbia street, \$2000; will pay 16 per cash, \$feet 6 inches alley adjoining, built over and flagged; one brick manufactory and wooden shop in rear 25 feet wide. Inquire of OITO II. CDIOP. 74 Columbia street, corner of Rivington street, from 11 to 1 o'clock. \$12.500 BACH WILL BUY TWO SNALL, MEAT stunded near Third avenue. Particulars with JOSEPH MOUUTER, 155 Nassau street.

BROOKLYN REAL ESTATE FOR SALE A RARE CHANCE OFFERED,—FOR SALE, IN Brooklyn, on the southerst corner of Carlton and Willoughby avenues, one of the elegant black of the brook toger of the control based three stories based on the brook toger of the control of the

PEW DESIRABLE HOUSES IN LEPPE-CTS, Dean, Oxford, Butler, Carlton and Atlantic streets for , on early terms. PREDERICA A. PETERSEN, Architect, 5½ Pine at. A PINE LARGE HOUSE IN WILLIAMSBURG FOR

Osl CAPEST HOUSE IN BROOKLYN-THERE STORY brown stone, very hand-some, 15 rooms; could not be built for less than 18692. Will be sold to an immediate purchaser at a great bargain.

NEWBERRY, 161 Broadway. POR SALE-PURNISHED, 20 CHEEVER PLACE Brooklyn 3 story h. a. b. a.; all onveniences; in perfect repair; furniture elegant, nearly new. Can be seen from 1 to 3 P. M. Price \$16, 800; \$3,000 on meritage. Owner leaving the country. Possession May 1.

POR SALE.—POUR STORY BROWN STORE PRONT House, Eszact 100 No. 42 11 x ford street. Brookien: just substant for ewiser and never occupied; worth \$25.00. Frio \$19.000. Apply to J. H. HAVENN, corner Portland and Fu ton ave., Brookiya, or S. B. HIGENBUTHAM, 45 Exchange place. N. Y.

FOR SALE—TWO PIRST CLASS COTTAGES, ON trand avenue, between Gates and Greene avenues, Brooklys. All improvements complete. Inquire on the premises of JOHA MAUILLIGAN. Price \$4,800. FOR SALE—IN BROOKLYN, A NEW PIRST CLASS brown stone House, in hillout place, 150 test from Hanson place, \$13,500; terms easy.

FOR SALE—IN BROOKLYN, A NEAT TWO STORY attle and extension frame House and two Lots, corner Ralph and Putnam avenues; pienty of fruit; a good well on the premises; take cars at Bossweit strest ferry for East New York; get out at Monroe street. Price \$5.50. Apply to Juint Radid, House Agent, 60 South Serenth street, Brooklyn, E. D.

FOR SALE.—A GENTLEMAN WITH A SWALL PAN-ling can purchase for \$8,000 a stylish and comfortable Cottage flouse, 20x68, with modern improvements, in one of the most desirable and healthy situations in Brooklyn, count in respectability to any in New York, without the ex-pense; twenty minutes from Wall street and Fulton fer-rice. References must be satisfactory. Address B., box 5,790 New York Post office.

FOR MALE—TO CAPITALISTS—THE CHOICE CO In or More Property, Nos. 17 and 19 Gates avenue. perfect order throughout. The rents of this property wi pay a yearly sonus of \$1,500 over and above interest, in surunce and taxes. Will be sold on easy terms. Insults of A. KNOWLTON, southeast corner of Fulton and Por land greature.

TOR. SALE—NO. 184 SOUTH OXFORD STREET. A three story high stoop basement and subgellar frama Source, in good order throughout; convenient to Mr. Chyler's church; all the improvements, complete; between two Bress of Cara, running to all the ferries. Foursession May L. Price only Ed. 186. Will load be above with permits from A. KRUWLTON, southeast corner of Fullon and Portantal avenues.

NO. 134 SOUTH OXFORD STREET. ing the residence of Rev. Mr. Cuyler, overlooking the

Adjoining the transmood process of the bay and New York harbor, a two story, attle and busement frame House with one or two extra lots of ground; the most substantial manner by the present owner; filled into the peak with brick; contains all the modern improvements; location unsurpassed, between two lines of cars running to all the ferries. For cards of admission to view the above premises apply to A. KNOWLTON, southeast corner of Fulton and Fortland avenues, opposite the old stand.

Lata sette and Greene avolutes (mass be sold two fit class three story high stoop, basement and sub-celler brightess, 20x8, with an extension; to 100 feet deep; has a the improvements complete and in heautiful order; locations and describe in every respect, near Dr. Cuyler's church and convenient to cars to all the forries. For permits appeared to A. KNOWLTON, southeast corner of Fulion and Portlast

FOR SALE.—THE ATTENTION OF CAPITALISTS particularly requested.—Three splendid three story brick Stores on Fulton avenue, corner, 63 feet on Fulton avenue, and 126 feet on side attreet; new brick stable in the rear; fine locality for business and rapidly improving. For further particulars inquire of A. KNOWLION, southeast corner of Fulton and Portland avenues, opposite the old stand.

OR SALE.—THE FIRST CLASS THREE STORY AND attic brown stone House No. 31 south Ninth street, between Second and Third streets, Brookin, within the minutes' walk of the ferries; being the residence of Wm. Wall, Eq. The house is 39 by 70 feet, well arranged, built and finished in the very best manner by the owner for his own use, and in complete order throughout; lot 39 by 10 feet; will enter the premises and further particulars, apply to E. H. LUD-LOW & CO., No. 3 Pine street, New York.

FOR SALE—IN SOUTH BROOKLYN, ONE OF THE two three story and French roof and brown stone from Roness on Henry street, opposite First place, concenient to churches, railroads and ferries, looking into the beautiful gardens in the neighborhood, with a southern aspect; looking towards Prospect park, the bay and adjacent shores; the view is truly magnifecent, the honess are finished in the best manner; wainut stairs and all the modern improvements. Apply to M. DIXON, on the premises. Terms very easy.

FOR SALE—ON GATES AVENUE (CHOICE LOGA-tion for business and rapidly improving), a first class four story brick store, in good order throughout; the rent of this property will pay a yearly bonus of \$700 over and above interest, incurrance and taxes. Fermits can emit be obtained of A. KNOWLTUN, southeast corner of Fulton and Portland avenues, Recoklyn.

FOR SALE—A VERY DESIGNABLE RESIDENCE, ON F Bard areans, Staten Island, near Sallor's Sinus Harbor landing; for sale low and on easy terms. Apply to TUCE-ERMAN, MULLIGAN & CO., SO Broadway. FOR SALE—AN BLEGANT NEW THREE STORY and becoment brick House, in Franklin avenue, between Madison and Monros streets, Brooklyn. All improvements president class location: house Street, io 2010. Inquire of O. T. POLLEY, 100 Chatham, street, N. Y. FOR SALE—IN FORT GREENS PLACE, BROOKI'yn, a brick House, in perfect order, with all the modern
improvements; nine rooms; price 57,60. Also a piece of
de English Olicioh, eleven jards long, eight wide; will be
sold cheap. Inquire of S. R. CROOKER, 181 Atlantic street,
Recoking.

TOR SALE IN BROOKLYN—A THREE STORY FRAME

dwelling House and Additions, with heater, range, gas,
marble mantels, and in thorough repair: a barn convenient
and nearly new; 18 lots of ground, well stocked with vines
and fruit trees of all kinds in good bearing condition; on
Lindon street, through to Grove street, near broadway; conrechent to three car routes, price \$30,001, Apply to B. B.
LOOMIS, 111 Broadway, or W.M. H. RAYNOR, No. 6 Pine
street, NY.

BROOKLYN REAL ESTATE FOR SALE POB SALE—ON BEDFORD AVENUE, BETWEE Willoughby and De Kalb, Brooklyn, two new first cla P Willoughby and be Kalls. Brooklyn, two new first class three story, basement and sub-cellar brick and brown ston Houses, 2020 feet each, with high stops, fron balconics an railing, vestibute doors, with marble mosase floors, vanilium of stop for ash barrel, cellars concrete, plastered awaitevashed, hall porticos supported on brick arches from cellars, with gas and fixtures, statuary, mantels, marble wash basins in chambers, inatters, tatin, watercloses and bot sad celd water throughout; kicken floors and bathrond wannooted and lined with black walnut and ash, with all other modern improvements found in first class house; seem built since April 1, 156s, in the most substantial manner, for the owner, under supervision of a city architect, containing 12 rooms and 10 large closels, and provinces. sen Suffi since April 1, 1868, to the most substantial in ner, for the owner, under supervision of a city archive containing '12 rooms and 10 large closets, and four dou drawers and cupboards and three stationary wash tube as Location unexceptionable, 20 minutes' ride to Wall st. ferr Price \$12,000 each; only \$5,000 or \$4,000 cash required; belained by instalments till \$6,000 is paid; the belained remain for 20 years; or will rent low to small families of a round of the owner, M. J. HYRNE, 100 Marden lane, New York, on the premises, or corner of Tompkins and Willoughby avnues, Brooklyn.

POR SALE IN BROOKLYN—A THREE STORY HIGH stoop brick House, having all modern improvements and in first class order, only five minutes' walk from Wall areas, proceedings of the property of th

lemon street, Brooklyn.

FIOR SALE OR TO LET-A LABOR THREE, STORY betck Factory, on Bond street and Gowanus Canal, liaving engine of the espanity of 150 horse power, and stehm of the capacity of 150 horse power, dock fronting of 150 feet gas and water; sawer connections. Also for sale, 36 First gas and water; sawer connections. Also for sale, 36 First gas, Brooklyn, high stoop brown stone front four story and basement French root House, now and first class is every respect, including every modern improvement. As small brick Houses in desirable localities; will be sold cheat and on easy terms. Inquire of SMITH & BUSH, 149 Broad way, room No. 3.

FOR SALE OR TO RENT-WITH FIVE YEARS lease, the House, Lo, Stock, Fixtures and Good Will of the established Groory 48 North Second street, Williams burg, with Horse, Wagon and Harness; also large stable in the roar for three horses; has siegant apartments, with ga and Water on premises. Call for two days. \$500 ONLY REQUIRED DOWN AND A FURTHER form a convenient roomy House in Brooking, convenient to ferries. Apply to A. S. NEWBERBY, 162 Broadway.

\$3,800.—FOR SALE IN BROOKLYN, A FIRST stone House, \$11,000; \$3,800 down; balance og merigage; one of the most thoroug; salt and complete better in the city; clean, quiet, health; and good neighborhood; sak an examination to any who want a good house, all modern improvements, without any exospiton; seven to fifteen minutes to all the ferries. For further particulars inquire at \$45 Degraw street. Possession immediately.

\$4,000. FOR SALE, THE MEAT THREE STORY near Ferry, Brooklyn, E. D. P. B. AMORY, 78 Cedar st. \$4.300 -POR SALE, TEN BRICK HOUSES, TWO
SALE, TEN BRICK HOUSES, TWO
Marcy avenue, Brooklyn. Apply to JOHN OLARKE, cor
ner of Walworth street and Tyrile avenue. Terms easy. \$4.500.—POR GALR, IN BROOKLYN, A MEAT ments; lossifes unsurpassed. Apply to H. T. WAKEMAN, 45 Chambers stress.

\$5.000—A BARGAIR.—FOR BALE, OFE OF THE OR FOURTH AVENUE OF THE OR FOURTH AVENUE OF THE OR FOURTH AVENUE AND A STREET OF THE OR FOURTH AVENUE AND A STREET, AND A STREET OF THE OR FOR THE OR FOR THE OR THE O

COUNTRY REAL ESTATE FOR SALE AT HIGHLAND VILLAGE, NEWPALTZ LANDING A opposits Poughkeepsie, a handsome improved Property with 150 acres, for \$12,500; \$5 000 can remain. Would make a splendid boarding house, and is the cheapest property within 180 miles of New York city. Possession immediately, STANLEY DAY, 319 Fourth avenue.

A RARE CHANCE.—FOR SALE, A FARM OF 2 acres, one unio from Drakesville station, on the M. & R. R. The farm is in a high state of cultivation; applicable cherries, grapes, &c.; house, bern and sheds no arriv new together with two large lumber sheds and \$30 fect of ado on the Morra canal, affording a good opportunity for one to go in the lumber and ond trade. For particulars address George McCain, Suckasumy Plains, Morris county, N. J. A FARM FOR SALE—WITHIN AN HOUR AND A half of Cordanda street, New York city, becautifully located, ien infinites walk from railroad depot, spring Yaley, Rosciand county, N. T. The New tarrupke runs through the centre of the farm. It could be divided in two parts, giving a fine fromage for each. Fine large outbuilding, confortable house, good cider mill; three orchards, spales, pears, observes, acc, excellent sail, well watered, remarks the bealthy: fifty-three acres, five acres timber; prior \$9,000, cash. Apply to

A. R. NOYES, 48 Duane street, up stairs, from # to 13 o'clock A. M. A VALUABLE FARM OF 33) ACRES, PRONTING ON the great south, 40 miles from New York, Price \$10,031, inquire of J. L. SAUNDERS, 25 Bowery. A SMALL FARM OF SK ACRE - GOOD HOUSE AND barn, fruit, &c.; on Long Island, Price \$1750. In quire of J. L. SAUNDERS, 28 Bowery.

A PINE PLACE POR SALE—OF 145 ACR'S OF LAND large House, modern improvements, with one shade trees and fruit of every description, say blocks from deput Apply to R. F. HARRIOTT, it Pine street, or it ackilott VAIL & CO., at Plainfield, N. J., office opposite the depot. A DESIRABLE FARM, ON LONG ISLAND, ON'T hour from this city; rich land, good house and barn Terms reservable. Apply to A. J. RESECKER, SON & GU., 77 Cedar s. reet.

AN ELEGANT REMIDENCE IN SOUTH BERGEN and Mable.—Splendid grounds: convenient to horse cars: 25 minutes from Cordanid atreet forry; possession Mal. Price \$13,000. Apply to A. F. MURLEW, 120 Newark avenue, Jersey City. AT A SACRIPIOE.—FOR SALE, A FARN OF 190
A aurea, in Queene county: large modern residence:
tenant houses, barne and choice fruit.
FIED. A. PATERISEN, No. 554 Pine street.

A BARGAIN.—FOR SALE, NEAR PLAINFIELD, N J., a desirable Country Seat of 12 acres; seven in fruit, immediate possession. FEED. A. PETRRAZN, No. 515 Pine atreet. A FIRST CLASS FARM FOR SALE.—IMMEDIATE possession: containing 215 acres, all good land, well watered, an abundance of choice fruit; good bullelings; an miles-from Newburg, on the turopike to Montecomery.

EMBELTAUX, 421 Eighth avenue.

A T IBLOOMPIELD, N. J., 12 MILES PROM CITY— Fine modern Residence, 13 rooms, coach house and stable; 1% acre garden, fruit, shade, Ac., cheap; others de-W. P. SEYMOUR, 171 Bro PEW EXCELLENT BARGAINS.—FARMS FOR asia, 12 to 1.000 area, 10 to 30 miles from city; prices, 500 to \$60,000; some very cheap, \$1,200 to \$4,000.
FRESHAN & CO., 212 Broadway. N ELEGANT COUNTRY RESIDENCE, ONE HOUR from city, near 'depot, in New 'ersey: fine unancion, unds handsomely late out, shundance of frust and shade, sale at a great bargain. d. HELLAND, 201 Broadway.

CUTTAGE FOR SALE—AT PASSAIC, N. J.; JUST bullt: ID rooms; well and stable on premises; 40 min se from city vin Krite Mallrund, 3 minutes from depot. In ure of JAS, 8, BIDDELI, on premises.

A PARM OF 180 ACRES—WELL, LOCATED IN THE State of Michigan, for sale or exchange for groporty is or near the city. Address C. D., box 100 Harald office. A NEWLY BUILT COTTAGE ON SUMMIT STREET Alergen; two large Lots; neighborhood first class and convenient; \$4.60°). JOHN H. PLATT, opposite Court Rouse, Hudson City

A HANDSOME COUNTRY SEAT, ABOUT HALF A hour from New York; 8 acres, all improved: fine house, 15 rooms; everything in perfect order; frest class neighborhood, near Newark, N. S.; will be sold for cost of building the house; grounds beautifully arranged and very healthy; will be worth about double the price asked in less than a year. Address Hickory Lodge, Herald office.

A VALUABLE RESIDENCE IN PLAINFIELD FOR A sale: 15 acres, with moders house, il rooms; choice fruits; fire minthes' walk from depot. Apply to A. SER-GEANT, 21 Wall street. A RARE OPPORTUNITY.—FOR SALE, ON EASY terms, on Newark avenue, Hudson city, a splendid new brick Building containing store and sixteen commodious rooms, Passale water, bathroom, range, gas, &c.; lot 32x180; plumber and painter's establishment and stable on rear of oremises; is decidedly the best location in the suburbs for wholesale or retail business; price only \$14,00; entire preserty will rent for \$1,800. JOHN H. PLATF.

opposite Court House, Hudson City.

A COUNTRY SEAT ON STATEN ISLAND FOR SALE-on Cebra avenue, Castleton Heights, half mile fro Quarantine landing; house contains eighteen rooms, bat room, het and cold water, gas throughout, with large stor stable, farm house, ten acres of lawn, fruit and vegetab gardon; locality perfectly healthy; riew unsurpassed. A ply to CHARLES KEUTGEN, 163 William street.

A DESIRABLE HOUSE, WITH GARDEN WELL stocked with fruit, carriage house, &c., con ventent to good schools and churches, and only one house from City fiell by horse care, having the advantace of being near the city and the country pure air, located in a genteel family; rent taker in Board. The only reason for reming is that the owner is compelled to be abent most of the time. This is a rare chance to a party who will take good care of the piace for obtaining a desirable place for a very small rent. Address A. B., Herald office, for four days.

A COUNTRY PLACE FOR SALE—AT PAIR SOUNT a short distance from Tremost status, Harless Sal road, The house constains 10 rooms; carriage house an stable % sere of ground, nandaomety had out, fruit an stable % sere of ground, nandaomety had out, fruit an stable 18 per 19 per 19

DERGER HEIGHT PROPERTY.—COTTAGE, WITH or without Furniture; roomy and convenient; Ergo ot; Bear Freebyterian church, town of Bergen; 25,000 and can remain ou morteage. JOHN H. PLATT, opposite Court House, Hudsen City. BERGEN HEIGHT PROPERTY.—A COMMODIOUS
Residence: Fassale water, &c.; carriage house; two or
more lots; full view of city; 12 minutes from ferry; price
17,000: terras to suit.
JOHN H. PLATT, opposite Court House, Hudson City.

COUNTRY RESIDENCE FOR SALE-BIORT DIS-tance on Long Island; 25 seres, part wood, part highly cultivated, large orchad; agicalde buildings, nearly new will be sold, with or without stock, very clean, part each, part on bond and morrouge. Apply to WM. McKMIGHT, 135 Eighth avenue. COUNTRY RESIDENCES FOR SALE-ON THE line of the Hudson, at almost every station on the line of the Hudson River Ballroad Potycen his city and Albany. Terms, prices, 26, with S. EMERSON, 421

INTRY REAL ESTATE POR SALE. CARMANSVILLE PROPERTY FOR SALE—IN PLOTE the surrounding country. For further information J. ROMAINE BEOWN, 1,279 Broadway.

COUNTRY RESIDENCE FOR SALE—ONE MILE Of from Harlem Railroad station at Fordham or Tremont; are minutes walk from stores, schools and churches. House has IS rooms, bath and furnace; good stable: 1½ acres of land, handsomely laid out and stocked with fruit. Apply to W. R. WOOD, No. 225 Front street, New York. EXCHANGE.—FIRST CLASS IMPROVED PARM, 8 miles from the city; 2 miles from depot liariest Road, Columbia county, N. Y.; goed farm buildings; 270 serves; will exchange free of incumbrance for well catablished proclass business. Price \$28,000. Address, giving full particulars, E., box 2,651 Post office.

OR SALE—AT MOUNT VERNON, N. Y., TWO MIN Lund, walk from depot, a lice small Cottage and is acre of Land, well stocked with fine fruit. Apply to W. P. SLEIGHT, U. S. Express Company, 52 Broadway, N. Y. FOR SALE—HUDSON CITY PROPERTY, CONVENI-fent, cottage, with garden; \$2,600; near horse cars to Jersey City and Hoboton ferries. Address Thomas Aldridge Post office, Hudson City, N. J.

Fost office, Hudson City, N. J.

L'OR SALE—TO CLOSE AN ESTATE—THE OLD Established and extensive Machine Shope and Foundry of O. Meeker & Co., at Newark, R. J. The markins shops are west supplied with findlittes for doing a large business, lathes, drile, planess, boil catters, &c. Among them a lather which will swing 20 free in diameter, and a plane which will plane 4 foot selde, and 20 feet long, the whole works will supply a magnine of 0 horse power, all in complete order of events of the supplied order. A country is large and commodition, with supple order in the foundry is large and commodition, with supple order in the foundry is large and commodition. With supple the control of the country is large and long of the country in the commodition of the country is a commodition. This is no opportunity solidom offered, and will be solid logisher, with the Good Will of the establishment. For particulars address or apply to URA MERKAR, corner of Spring and Bridge street, Newark.

POR SALE—PORT RICHMOND, STATEM ISLAND,
If the minutes from landing two story cettage House;
eight rooms conveniontly arranged; pleasant location, with
tice garden, fruits, &c. Price 54,000. Also, adjorates
above, two story and stife House, with nine rooms; twothirds of an acre; good garien; evable, &c. Price 54,000.
HARDESTY & PHELPS, II Plea street.

FOR MALE AT NEWARK, N. J.—A VERY DESI-IT rable three story and besement Philadelphia brick House, 16 finished rooms, high cellings, bath room, hot and ould water, water closest, speaking tubes and gas, modern style and finish, in first rate order and repair. Lot 28x118. Situated in a picasant part of the city and good neighbor-hood, a fow minutes' walk from Centre street depot. A very desirable and genicer readence, and well worth the atten-tion of a party doing businosa in New York city. Address or call out John R. Pitt or F. J. Weeks, 116 Broad street, New York city, or T. C. Chandler, Newark, N. J.

POR SALE—PRONTING THE HUDSON, AT PIRE. mont, a beautiful Country Seat, with everything complete, barn, dock, do.: lerms easy. Apply to J. G. WHITE, is Grand street, N.Y. FOR SALE—IN THE VILLAGE OF ASTORIA, FIVE In minutes' walk from steamboat landing or ferry, a first class Residence, situated on high ground and commanding a fine view of Hell Gate and East fiver; house in perfect offer; gas, water and other new improvements; ground Hot Carlot and Cast fiver, house in perfect of GODILLOT, STEVENS & WHITE, No. 4 Seeth William street.

Frost.

Frost Salks—Cottage House, Nine Rooms, and I lot 20 y 183 feet, at Fluthing, L. I. House is in good order, with gas in every room; gas fixtures go with its house; water in the kticken; garden walk stocked with fruit rees, bushes and grapevines. Fries \$4.500, of which \$2,000 can remain on mortigage. Apply to James S. Parsons, To Coder street; J. D. Linvolli, 185 Broadway, er G. E. Carl, Real Estate Agont, Main street, Flushing.

FOR SALE—AT YONKERS, ONE AND A HALF I acres of Land, convenient House; gas, bot and cold water; stable, carriage house, billiard room; spleadld shartest, ac. Would exchange for a city house. If not sold by May 1 will be rented furnished, for four, six or twelve months, with ase of house, carriages, do. HUMPHRYS & MATHEWS, 724 Broadway.

POR SALE—ON CLIPFWOOD HEIGHTS, NEAR KEY.

Fort, 114 hours from New York by steamboat, a new
two atory liouse, 44 feet wite and 20 feet deep, with bars,
garden, well of fine water; beautifully located, overlooking
faritan bay. A phriograph can be seen at CHAUNCEY
BAKNARD'S, 100 Broadway. Price \$5 500. POR SALE—AT WHITE PLAINS, WESTCHESTER county, House Barn and nune acres of Land, with fruit and shade trees. Price inoderate.
W. H. WOOD, 65 Wall street.

POR SALE—AT TREMONT, A NEAT COTTAGE. CON taining five rooms; lot 27 by 100. Apply to J. L. GRAT ACAP, 143 Grand street. FOR SALE-S MILES FROM NRW YORK, 300 PRET from depot, two Lots, fine Residence and other build ings, in perfect order; now used by a further about returing Frice \$4,509. Inquire of J. D. JERSEY, 399 Eighth avenue. TOR SALE-

within one hour's ride of the farry, on the New York and Eric Rairroad. 89 Acres of the farm of the subscriber, to ether or in pluts of road 5 to is acres, suitable for building sites, withis 10 minutes of the depot; positively free from fever and ague and mosquitoes. Neighborhood uniques of the from fever and ague and mosquitoes. Neighborhood marpassed for health, beauty and convenience. Frice from \$150 to \$250 per serie; hid car remain on mortgage. Business men will find this lection misurpassed. Apply to 650: HUGHES & CO., 198 and 200 Church stroot, N. Y. POR SALE—A VERY SUPERIOR COTTAGE HOUSE SAID, three rooms deep; also a Stable, 2025; two ful Lots, 502,013, with Yurniture if desired. Ferms easy. Apply to the owner, on the promises, 179 South Ninth street, our ner Fifth. Williamsburg.

POR SALE—AT HASTINGS, ON THE BANKS OF THE R Hudson, a desirable Cottage, within ten minutes' wall of the deput; also one to rout. Apply to T. HAWKINS, distributed with street, from 12 to 3. FOR SALE—COTTAGE HOUSES ON BERGEN Italights; one Cottage House and Garden, \$2,454; one \$5,800; one \$4,000; convenient to ferries and house cars terms easy.

THOMAS ALDRIDGE, rost office, student City, N. J.

POR SALE—BERGEN HEIGHTS PROPERTY; A splendid brick flouse, with all the molera improvements, on the brow of Bergen fully row of the Hay, Narrows, states leland, Long taland, &c.; ten minutes to ferry by horse cars. THOMAS ALDRIDGS, Post office, Hudson City, N. J.

FOR SALE—A MAGNIFICENT COUNTRY SEAT, frontine on the steam, 23 miles from the city; spiendid improvements; cho-ce fruit and shade, bathing and making, near depot and boat landing.

8. IREM.AND, 201 Broadway. FOR SALE-A VERY NEAT COUNTRY SEAF, IN P. Westcoest e county; good buildings, abundar and shade, destrable location, for \$8 0.0. S. F. IRKLAND, 201 B FOR SALE—A COUNTRY RESIDENCE ON STATEN I sland, about 15 miles from New Dorp station, and 4 to miles trous the different landings; house about 28-15; with modern improvements, greenhouse, stable, techouse, about 22 sures of land, well stocked with fruit trens fine cones view, situation particularly healthy. Trice \$16,000, of which the larger part can remain on movings. Inquire of L. IUFF S.R. If youth William street.

L'OR SALE—FURRIS HED COUNTRY SEAT (6 ACRES). As Lake Mobagan; 45 miles from New York by H. Is. R. R.; howes, carriages, bill iard table and pacit. Flows and particulars of the owner, E. Z. LAWRENOS, 470 Broadway.

POR SALE—A BEAUTIPUI, RESIDENCE, PRIVING SIQUO, containing about 12 rooms and about 16 city local land, fronting on two avenues, on high ground, with arge variety of choice fruit and within ten minister walk the horse or steam care at Morrisania. Apply to JAMES 'ARSHALL, in the Exchange Suibling, Xorrisania.

FOR SALE—AT MORRISANIA, A FINE RESIDENCE.
Containing 12 rooms, in good order, lot \$2137 feet, with
stable for two horses, situated on Washington arenue, between Fith and Sixth streets; a good location for a docformerly the residance of Dr. Mann; the avenue is it with
gas, the adewalks curbed and slagged and all assessments
paid; within three minutes of steam or horse cars, price
\$2,080. Apply to JAMES L. PARSHALL, in the Exchange,
Morrisania.

POR SALE—AT BERGEN HRIGHTS, A SWISS COT. Tage: first class; new: large lot; view unsurpassed price \$8,50; also the one adjoining, with six lots of ground price \$12,50s. Inquire on the premises of JOHN W. PINE, Palisade arenue, near Hoboken avenue, or of JOHN H. PLATT, opposite Cauri House. Terms case:

PLATT, opposite Court House. Terms easy.

AUR SALF—HANDROME COUNTRY RESIDENG—ON
Pordham Heights, about 13 miles from McComb's Dam
Bridge, and I mile from Troment Station, Harlem Railroad;
a spiendid country seat, containing between 9 and 10 acres of
land, laid out in fine lawn, garden, &c., well woulded with
fine old trees; a fine house, Sando, with double brick walls,
containing 22 rooms, besides bathrooms, butler's pantry,
wine cellar, billard rooms, &c. has gag and water throughout; stable, large and rooms; gardener's house and gas;
house all of brick and built in the most substantial manner,
and all in the most pericel order. It is one of the most destrable summer and whiter residences in the vicinity of the
city. Has a fine riew of the Hodson and Harlem rivers. Apply to E. H. LUDLUW & CO., No. 3 Pine street.

FOR SALE AT TREMONT-WITHIN FIVE MINUTES' walk of the railroad, a neat two story frame House and to it. 107120; location healthy and convenient of access; ground well stocked with fruit. Frice \$4,350. Apply to E. R. LUDLOW & CO., No. 5 Pines street. FOR SALE IN MORRISANIA—A NEAT TWO STORY In attle and basement House, turnished and freecoed, with all improvements; about 5 city lots of Ground, laid out in garden, &c., handsome Stable, one Carriage House, all kinds of fruit, within eight minutes walk of scam and boxis railroads; the Furnifure and Chandelers can be had if desired, and possession immediately. For terms apply to M. DOUGHTY, 79 Nassau street:

FOR SALE CHEAP—AT MOTT HAVEN, WESTCHES.

F ier county, a two story and attle frame House, with
brick basement, containing 12 rooms. Inquire of C. L. La
COSTE, on premises. Pior Salk or Exchange—a Country Shat, at Peckskill: first class brick bouse and barn: all the mod-ring improvements; healthy; convenint to cars and boats; fine river view. Apply at 6 Watts street.

POR SALE OR EXCHANGE—SPLENDID ESTATE,
T near Tailahassee, Fia.; excellent aprings; fruit abundant; rich soil; best society.

O Broadway, room 18.

FOR SALE OR EXCHANGE—WESTERN FARMS,
Michigan Pine, Pennsylvania Goal and Timber Lands
and Moringan; also Silver Souds causing 8 per cost intercost, for Stall Ensate and Murchandine. Address M. E. E.,
Small doffee.

POR SALE OR EXCHANGE FOR CITY PROPERTY—
A handsome Residence on the case bank of the Hudren
river; 35 sores of land; healthy location; 1%, hour's ride
from the city. For particulars magine at the Empire Seving Machine Company's, 416 Breedway. THOR SALE OR EXCHANGE FOR CITT PROPERTY.

To to rent, an elegant sione Mansion, with it seres of land attached. The house is situated on an elevation commanding a fue and extensive view; of which land it acres are laid out in ornamental grounds, fruit and vegetable gardens; distance from Williamsbridge depot, N. I. and Harlem Railroad about one and three quarter (18) miles. If not sold or exchanged by the 8th of April the property will be let a responsible tenant, Apply to JAS, CONNER'S SONS, corner Centre and Reade streets.

FOR SALE OR TO LET—AT EDGEWATER, N: J., OR the west bank of the Hudson, ten minutes' wait from Pleasant Valley, a large House and Lot, with 120 feet water front. For further particulars apply to 7. G. MOSHER, 141 Fulton et., or at 270 West Fourth st., or on the pression.

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Irruit and water, at Millburg, New Jersey, one hour b
Morris and Essex Enlicond; \$2.00. United States Res
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MORRISANIA PROPERTY FOR SALE—THE POS Moffice property, situate on the corner of Railroad as use and Fifth street, near the railroad depair a good rise for business; bouse contains about 16 rooms; in about 500 feet. Price \$6,000. For particulart inquire of Jam's 18 PARSHALL, at the Morrisonia Exchange, Weshington as corner of Fifth street.

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near depot and creamory; also 71 sores, and a Villes
Farm of 47 sores, very cheap, with immediate possession.
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This well known and favorite resort known as Muller as elusated on Manor road, near Four Corners and browny, to offered for sale, with'or without Furniture, Ear Fistures Stock, &c., the owner and prosent occupant, desirons to going West, offers this property at a low price; house hand and to good order, completely arranged for business; subles, sheds and outbuildings complete; IS acres to good condition. Apply only to HAGGERTY & PHELPS, 11 Face street.

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\$5.500 FOR A PARM OF 88 ACRES, 20 MILES 67.500 Foun New York; new house and outbeilides, at its order; one of 68 evens; \$4,500. Also Parms at all prices and sizes, \$1,000 to \$40,000.

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